



Demographic and Income Profile

Riley Place
4234 US 90, Pace, Florida, 32571
Drive Time: 10 minute radius

Prepared by Esri
Latitude: 30.60386
Longitude: -87.14686

Summary	Census 2010	2021	2026
Population	26,253	32,699	35,561
Households	9,765	12,079	13,110
Families	7,378	9,087	9,846
Average Household Size	2.69	2.71	2.71
Owner Occupied Housing Units	7,679	9,821	10,794
Renter Occupied Housing Units	2,086	2,257	2,316
Median Age	38.3	40.5	40.3
Trends: 2021-2026 Annual Rate	Area	State	National
Population	1.69%	1.31%	0.71%
Households	1.65%	1.27%	0.71%
Families	1.62%	1.22%	0.64%
Owner HHs	1.91%	1.45%	0.91%
Median Household Income	2.58%	2.38%	2.41%

Households by Income	2021		2026	
	Number	Percent	Number	Percent
<\$15,000	960	7.9%	883	6.7%
\$15,000 - \$24,999	1,074	8.9%	988	7.5%
\$25,000 - \$34,999	1,248	10.3%	1,186	9.0%
\$35,000 - \$49,999	1,311	10.9%	1,312	10.0%
\$50,000 - \$74,999	2,222	18.4%	2,342	17.9%
\$75,000 - \$99,999	2,077	17.2%	2,363	18.0%
\$100,000 - \$149,999	1,934	16.0%	2,381	18.2%
\$150,000 - \$199,999	560	4.6%	762	5.8%
\$200,000+	692	5.7%	894	6.8%
Median Household Income	\$64,017		\$72,695	
Average Household Income	\$82,244		\$93,011	
Per Capita Income	\$30,533		\$34,464	

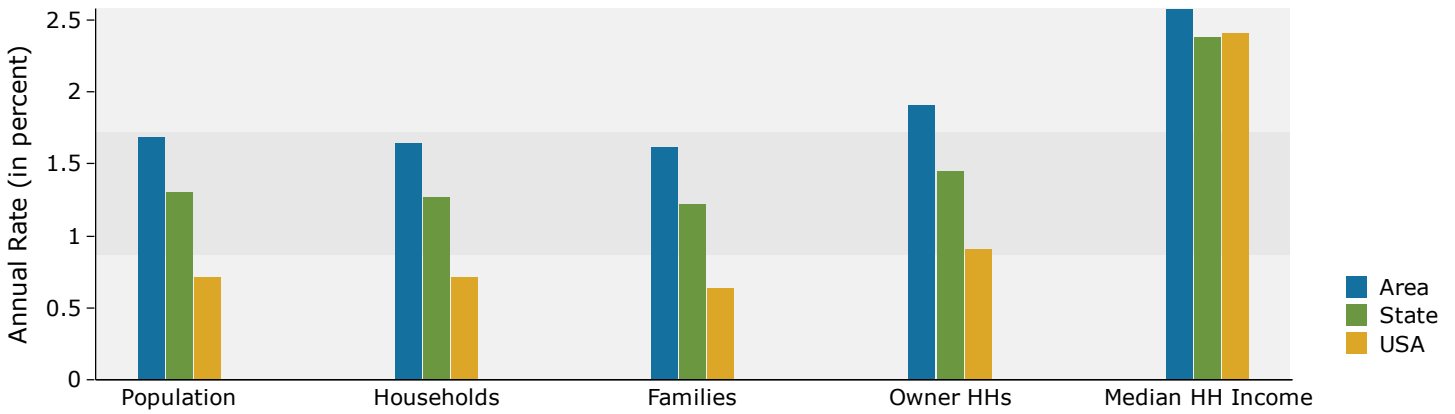
Population by Age	Census 2010		2021		2026	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	1,658	6.3%	1,837	5.6%	2,024	5.7%
5 - 9	1,763	6.7%	1,917	5.9%	2,077	5.8%
10 - 14	2,050	7.8%	2,078	6.4%	2,232	6.3%
15 - 19	2,006	7.6%	1,892	5.8%	2,089	5.9%
20 - 24	1,524	5.8%	1,895	5.8%	1,686	4.7%
25 - 34	2,953	11.2%	4,581	14.0%	4,983	14.0%
35 - 44	3,778	14.4%	3,908	12.0%	4,719	13.3%
45 - 54	4,228	16.1%	4,382	13.4%	4,174	11.7%
55 - 64	3,176	12.1%	4,734	14.5%	4,821	13.6%
65 - 74	2,040	7.8%	3,455	10.6%	4,014	11.3%
75 - 84	882	3.4%	1,617	4.9%	2,208	6.2%
85+	196	0.7%	403	1.2%	537	1.5%

Race and Ethnicity	Census 2010		2021		2026	
	Number	Percent	Number	Percent	Number	Percent
White Alone	23,959	91.3%	29,226	89.4%	31,780	89.4%
Black Alone	608	2.3%	934	2.9%	1,030	2.9%
American Indian Alone	254	1.0%	295	0.9%	323	0.9%
Asian Alone	429	1.6%	623	1.9%	675	1.9%
Pacific Islander Alone	34	0.1%	56	0.2%	60	0.2%
Some Other Race Alone	230	0.9%	405	1.2%	440	1.2%
Two or More Races	738	2.8%	1,159	3.5%	1,252	3.5%
Hispanic Origin (Any Race)	975	3.7%	1,771	5.4%	1,921	5.4%

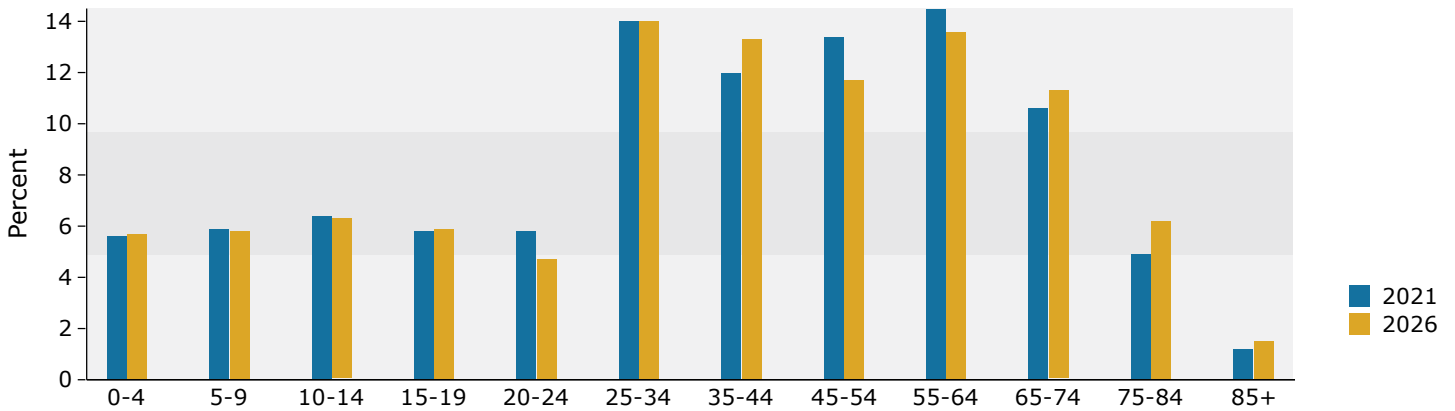
Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.

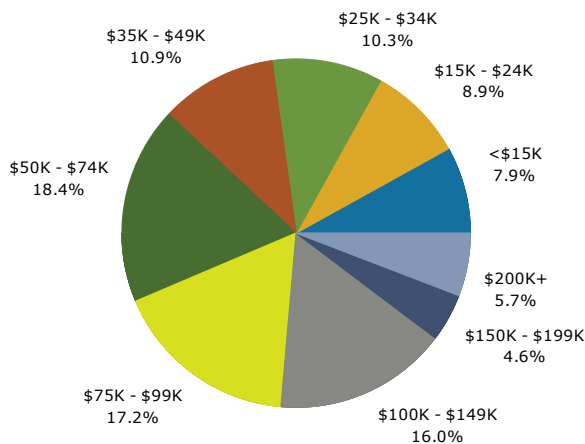
Trends 2021-2026



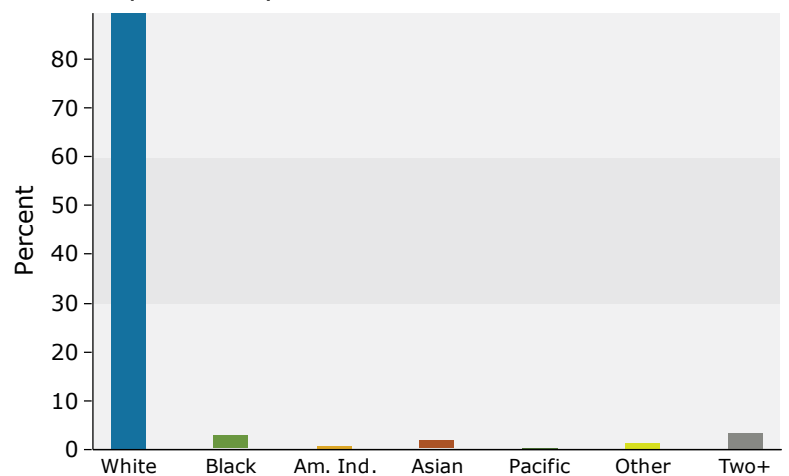
Population by Age



2021 Household Income



2021 Population by Race



2021 Percent Hispanic Origin: 5.4%



Demographic and Income Profile

Riley Place
4234 US 90, Pace, Florida, 32571
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Prepared by Esri
Latitude: 30.60386
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Summary	Census 2010	2021	2026
Population	67,677	79,483	84,958
Households	26,735	31,211	33,303
Families	17,704	20,626	22,022
Average Household Size	2.44	2.47	2.48
Owner Occupied Housing Units	17,959	20,988	22,827
Renter Occupied Housing Units	8,776	10,222	10,476
Median Age	37.9	40.0	40.6
Trends: 2021-2026 Annual Rate	Area	State	National
Population	1.34%	1.31%	0.71%
Households	1.31%	1.27%	0.71%
Families	1.32%	1.22%	0.64%
Owner HHs	1.69%	1.45%	0.91%
Median Household Income	2.08%	2.38%	2.41%

Households by Income	2021		2026	
	Number	Percent	Number	Percent
<\$15,000	3,228	10.3%	2,872	8.6%
\$15,000 - \$24,999	3,055	9.8%	2,768	8.3%
\$25,000 - \$34,999	3,093	9.9%	2,960	8.9%
\$35,000 - \$49,999	3,716	11.9%	3,686	11.1%
\$50,000 - \$74,999	6,345	20.3%	6,760	20.3%
\$75,000 - \$99,999	4,181	13.4%	4,798	14.4%
\$100,000 - \$149,999	4,831	15.5%	5,905	17.7%
\$150,000 - \$199,999	1,232	3.9%	1,643	4.9%
\$200,000+	1,530	4.9%	1,911	5.7%
Median Household Income	\$57,541		\$63,770	
Average Household Income	\$76,400		\$86,402	
Per Capita Income	\$30,114		\$33,983	

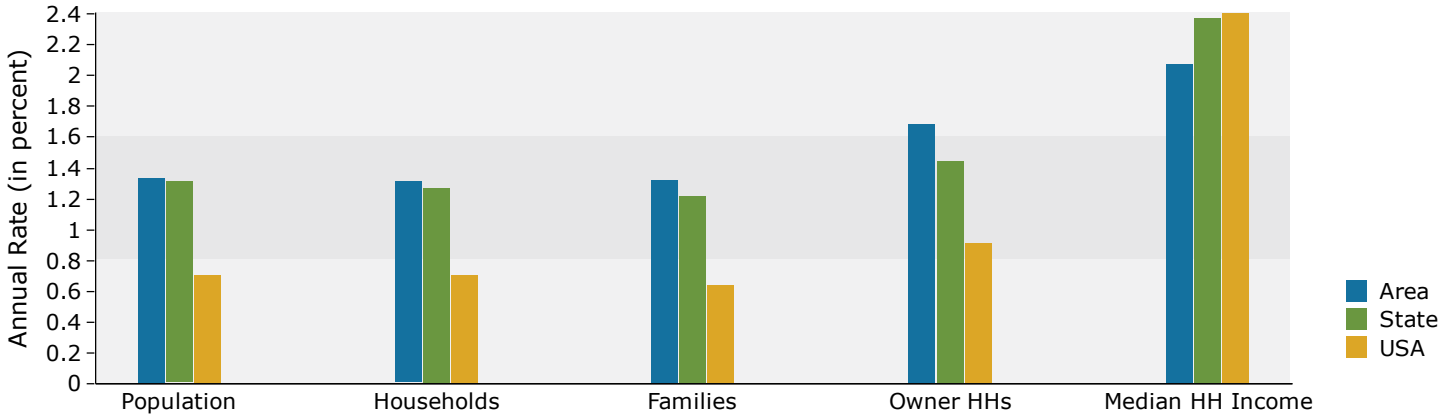
Population by Age	Census 2010		2021		2026	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	4,024	5.9%	4,198	5.3%	4,533	5.3%
5 - 9	4,031	6.0%	4,286	5.4%	4,557	5.4%
10 - 14	4,249	6.3%	4,482	5.6%	4,748	5.6%
15 - 19	5,166	7.6%	5,092	6.4%	5,429	6.4%
20 - 24	5,775	8.5%	5,512	6.9%	5,531	6.5%
25 - 34	8,337	12.3%	11,321	14.2%	11,269	13.3%
35 - 44	8,323	12.3%	9,225	11.6%	10,936	12.9%
45 - 54	9,732	14.4%	9,373	11.8%	9,239	10.9%
55 - 64	8,022	11.9%	10,646	13.4%	10,530	12.4%
65 - 74	5,539	8.2%	8,526	10.7%	9,646	11.4%
75 - 84	3,132	4.6%	4,898	6.2%	6,218	7.3%
85+	1,348	2.0%	1,924	2.4%	2,326	2.7%

Race and Ethnicity	Census 2010		2021		2026	
	Number	Percent	Number	Percent	Number	Percent
White Alone	58,145	85.9%	66,845	84.1%	71,284	83.9%
Black Alone	4,776	7.1%	5,876	7.4%	6,245	7.4%
American Indian Alone	590	0.9%	662	0.8%	710	0.8%
Asian Alone	1,299	1.9%	1,811	2.3%	1,992	2.3%
Pacific Islander Alone	81	0.1%	121	0.2%	129	0.2%
Some Other Race Alone	744	1.1%	1,168	1.5%	1,296	1.5%
Two or More Races	2,041	3.0%	3,001	3.8%	3,302	3.9%
Hispanic Origin (Any Race)	2,935	4.3%	4,843	6.1%	5,443	6.4%

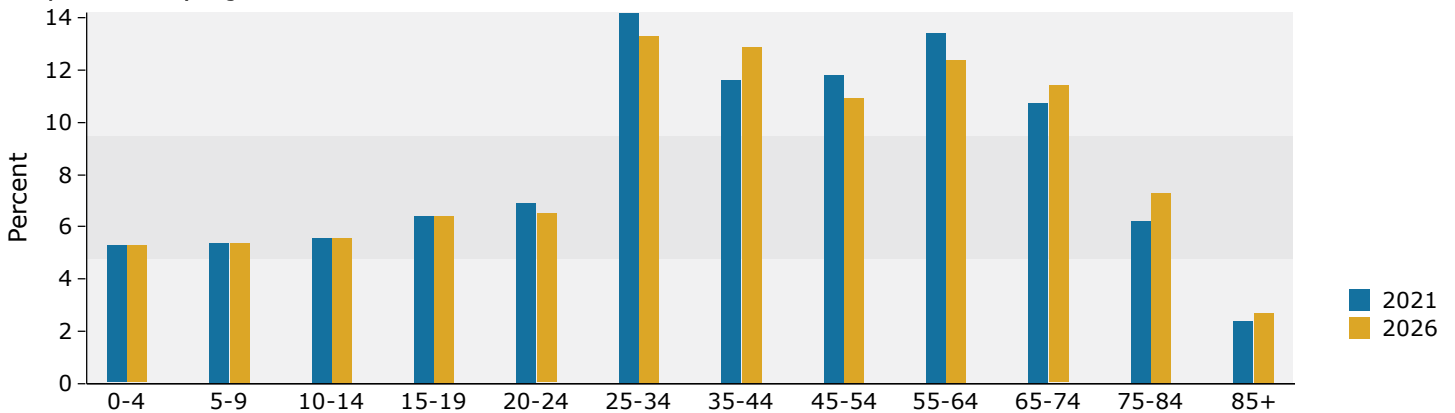
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Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.

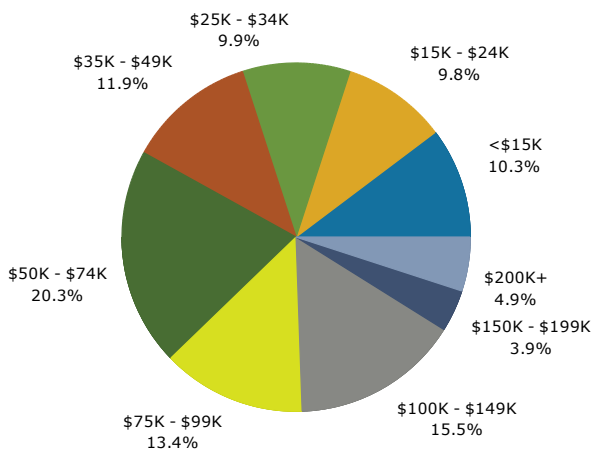
Trends 2021-2026



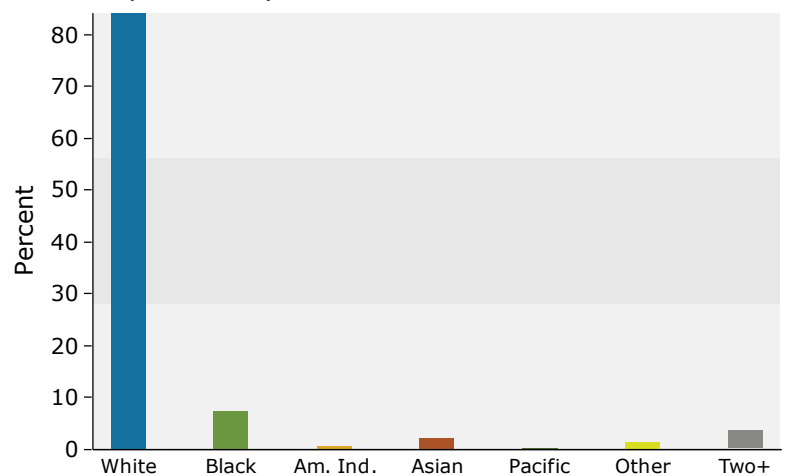
Population by Age



2021 Household Income



2021 Population by Race



2021 Percent Hispanic Origin: 6.1%



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Summary	Census 2010	2021	2026
Population	119,591	137,198	145,477
Households	48,432	55,138	58,322
Families	31,427	35,609	37,652
Average Household Size	2.41	2.44	2.44
Owner Occupied Housing Units	32,124	35,571	38,333
Renter Occupied Housing Units	16,308	19,567	19,989
Median Age	38.2	40.2	41.0
Trends: 2021-2026 Annual Rate	Area	State	National
Population	1.18%	1.31%	0.71%
Households	1.13%	1.27%	0.71%
Families	1.12%	1.22%	0.64%
Owner HHs	1.51%	1.45%	0.91%
Median Household Income	2.13%	2.38%	2.41%

Households by Income	2021		2026	
	Number	Percent	Number	Percent
<\$15,000	6,003	10.9%	5,335	9.1%
\$15,000 - \$24,999	5,927	10.7%	5,316	9.1%
\$25,000 - \$34,999	5,578	10.1%	5,228	9.0%
\$35,000 - \$49,999	6,869	12.5%	6,751	11.6%
\$50,000 - \$74,999	10,938	19.8%	11,682	20.0%
\$75,000 - \$99,999	7,163	13.0%	8,268	14.2%
\$100,000 - \$149,999	8,149	14.8%	9,976	17.1%
\$150,000 - \$199,999	2,131	3.9%	2,822	4.8%
\$200,000+	2,381	4.3%	2,943	5.0%
Median Household Income	\$55,320		\$61,479	
Average Household Income	\$73,420		\$83,214	
Per Capita Income	\$29,543		\$33,397	

Population by Age	Census 2010		2021		2026	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	7,359	6.2%	7,499	5.5%	7,985	5.5%
5 - 9	7,072	5.9%	7,628	5.6%	8,047	5.5%
10 - 14	7,211	6.0%	7,810	5.7%	8,265	5.7%
15 - 19	8,399	7.0%	8,096	5.9%	8,753	6.0%
20 - 24	9,832	8.2%	8,593	6.3%	8,776	6.0%
25 - 34	15,515	13.0%	19,750	14.4%	18,563	12.8%
35 - 44	14,186	11.9%	16,702	12.2%	19,734	13.6%
45 - 54	17,207	14.4%	15,603	11.4%	15,949	11.0%
55 - 64	14,729	12.3%	18,320	13.4%	17,638	12.1%
65 - 74	9,922	8.3%	15,176	11.1%	16,883	11.6%
75 - 84	5,835	4.9%	8,634	6.3%	10,881	7.5%
85+	2,321	1.9%	3,385	2.5%	4,004	2.8%

Race and Ethnicity	Census 2010		2021		2026	
	Number	Percent	Number	Percent	Number	Percent
White Alone	97,571	81.6%	108,990	79.4%	114,869	79.0%
Black Alone	13,200	11.0%	15,945	11.6%	16,980	11.7%
American Indian Alone	1,040	0.9%	1,125	0.8%	1,188	0.8%
Asian Alone	2,531	2.1%	3,469	2.5%	3,850	2.6%
Pacific Islander Alone	139	0.1%	201	0.1%	220	0.2%
Some Other Race Alone	1,453	1.2%	2,195	1.6%	2,490	1.7%
Two or More Races	3,657	3.1%	5,273	3.8%	5,880	4.0%
Hispanic Origin (Any Race)	5,390	4.5%	8,528	6.2%	9,775	6.7%

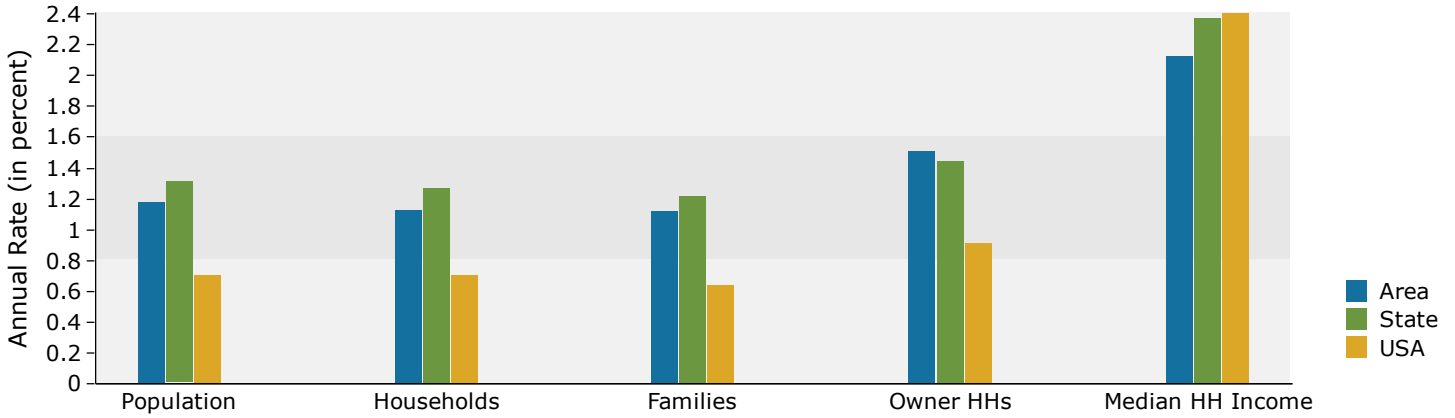
Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.

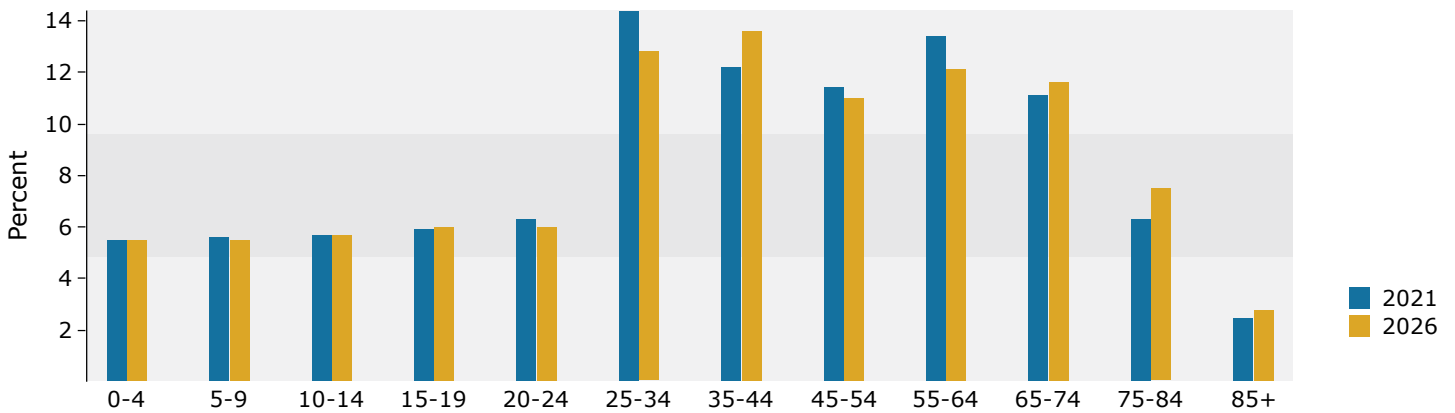
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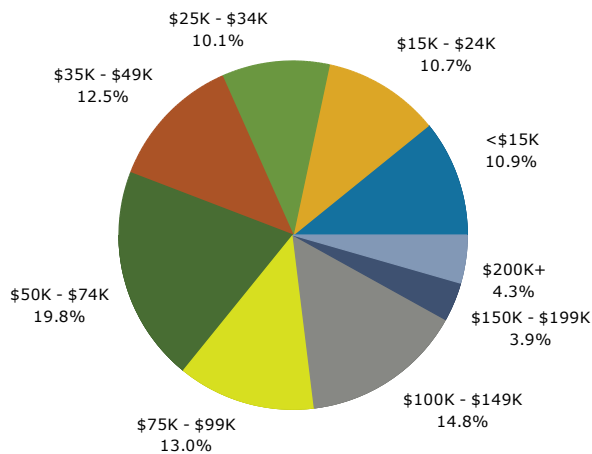
Trends 2021-2026



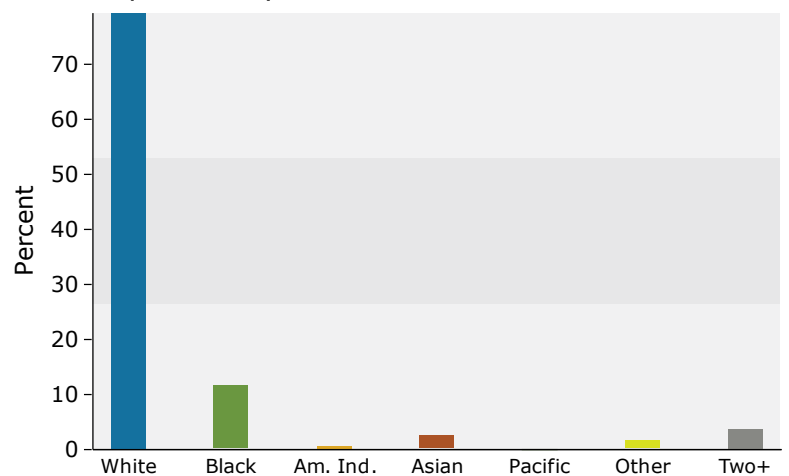
Population by Age



2021 Household Income



2021 Population by Race



2021 Percent Hispanic Origin: 6.2%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.